

**UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA**

In re: Jinnie Jinhuei Chang Chao

Case No. 15-31519

**CHAPTER 11
MONTHLY OPERATING REPORT
(SMALL REAL ESTATE/INDIVIDUAL CASE)**

SUMMARY OF FINANCIAL STATUS

MONTH ENDED: 08/31/18

PETITION DATE: 12/04/15

1. Debtor in possession (or trustee) hereby submits this Monthly Operating Report on the Accrual Basis of accounting (or if checked here the Office of the U.S. Trustee or the Court has approved the Cash Basis of Accounting for the Debtor).
Dollars reported in \$1


	<u>End of Current Month</u>	<u>End of Prior Month</u>	<u>As of Petition Filing</u>
2. Asset and Liability Structure			
a. Current Assets	\$34,390	\$63,138	
b. Total Assets	\$4,015,311	\$4,044,059	\$4,008,240
c. Current Liabilities	\$0	\$0	
d. Total Liabilities	\$2,720,229	\$2,720,229	\$2,720,229
			<u>Cumulative</u>
3. Statement of Cash Receipts & Disbursements for Month	<u>Current Month</u>	<u>Prior Month</u>	<u>(Case to Date)</u>
a. Total Receipts	\$6,339	\$8,921	\$862,905
b. Total Disbursements	\$35,086	\$39,109	\$828,830
c. Excess (Deficiency) of Receipts Over Disbursements (a - b)	(\$28,747)	(\$30,188)	\$34,075
d. Cash Balance Beginning of Month	\$45,031	\$78,771	\$9,212
e. Cash Balance End of Month (c + d)	\$16,283	\$45,031	\$43,287
	<u>Current Month</u>	<u>Prior Month</u>	<u>Cumulative</u>
4. Profit/(Loss) from the Statement of Operations	N/A	N/A	<u>(Case to Date)</u>
5. Account Receivables (Pre and Post Petition)	\$0	N/A	N/A
6. Post-Petition Liabilities	\$0	N/A	
7. Past Due Post-Petition Account Payables (over 30 days)	\$0	N/A	

At the end of this reporting month:

	<u>Yes</u>	<u>No</u>
8. Have any payments been made on pre-petition debt, other than payments in the normal course to secured creditors or lessors? (if yes, attach listing including date of payment, amount of payment and name of payee)		X
9. Have any payments been made to professionals? (if yes, attach listing including date of payment, amount of payment and name of payee)		X
10. If the answer is yes to 8 or 9, were all such payments approved by the court?		X
11. Have any payments been made to officers, insiders, shareholders, relatives? (if yes, attach listing including date of payment, amount and reason for payment, and name of payee)		X
12. Is the estate insured for replacement cost of assets and for general liability?	X	
13. Are a plan and disclosure statement on file?		X
14. Was there any post-petition borrowing during this reporting period?		X
15. Check if paid: Post-petition taxes <u> </u> ; U.S. Trustee Quarterly Fees <u>X</u> ; Check if filing is current for: Post-petition tax reporting and tax returns: <u> </u> . (Attach explanation, if post-petition taxes or U.S. Trustee Quarterly Fees are not paid current or if post-petition tax reporting and tax return filings are not current.)		

I declare under penalty of perjury I have reviewed the above summary and attached financial statements, and after making reasonable inquiry believe these documents are correct.

Date: 9/13/2018


Responsible Individual

BALANCE SHEET
(Small Real Estate/Individual Case)
For the Month Ended 08/31/18

Assets		Check if Exemption Claimed on Schedule C	Market Value
Current Assets			
1	Cash and cash equivalents (including bank accts., CDs, etc.)		\$16,283
2	Accounts receivable (net)		
3	Retainer(s) paid to professionals		\$18,107
4	Other: _____		
5	_____		
6	Total Current Assets		\$34,390
Long Term Assets (Market Value)			
7	Real Property (residential)		
8	Real property (rental or commercial)		\$3,557,000
9	Furniture, Fixtures, and Equipment		
10	Vehicles		\$10,141
11	Partnership interests		
12	Interest in corporations		
13	Stocks and bonds		
14	Interests in IRA, Keogh, other retirement plans		
15	Other: _____		\$413,780
16	_____		
17	Total Long Term Assets		\$3,980,921
18	Total Assets		<u>\$4,015,311</u>
Liabilities			
Post-Petition Liabilities			
Current Liabilities			
19	Post-petition not delinquent (under 30 days)		
20	Post-petition delinquent other than taxes (over 30 days)		
21	Post-petition delinquent taxes		
22	Accrued professional fees		
23	Other: _____		
24	_____		
25	Total Current Liabilities		
26	Long-Term Post Petition Debt		
27	Total Post-Petition Liabilities		\$0
Pre-Petition Liabilities (allowed amount)			
28	Secured claims (residence)		\$ 2,654,580.00
29	Secured claims (other)		
30	Priority unsecured claims		
31	General unsecured claims		\$65,649
32	Total Pre-Petition Liabilities		\$ 2,720,229.00
33	Total Liabilities		<u>\$ 2,720,229.00</u>
Equity (Deficit)			
34	Total Equity (Deficit)		<u>\$1,295,082</u>
35	Total Liabilities and Equity (Deficit)		<u>\$4,015,311</u>

NOTE:

Indicate the method used to estimate the market value of assets (e.g., appraisals; familiarity with comparable market prices, etc.) and the date the value was determined.

SCHEDULES TO THE BALANCE SHEET																	
Schedule A Rental Income Information																	
	List the Rental Information Requested Below By Properties (For Rental Properties Only)																
		Property 1		Property 2		Property 3		Property 4		Property 5							
1	Description of Property	4195 #30 Pilarcito Ct		4209 #701 Braxton Ct		4217 #8108 Penobscot LN		4225 Pinehurst NC-305 St Andrews		4187 Pinhurst NC-9MP							
2	Scheduled Gross Rents	\$0		\$0		\$3,970		\$0		\$937							
	Less:																
3	Vacancy Factor	\$0		\$0		\$0		\$0		\$0							
4	Free Rent Incentives	\$0		\$0		\$0		\$0		\$0							
5	Other Adjustments	\$0		\$0		\$0		\$0		\$0							
6	Total Deductions	\$0		\$0		\$0		\$0		\$0							
7	Scheduled Net Rents	\$0		\$0		\$3,970		\$0		\$937							
8	Less: Rents Receivable (2)																
9	Scheduled Net Rents Collected (2)	\$0		\$0		\$3,970		\$0		\$937							
	(2) To be completed by cash basis reporters only.																
10	Bank	City National Bank		City National Bank		City National Bank		City National Bank		City National Bank		City National Bank		City National Bank			
		4195		4209		4217		4225		4187		4233					
11	Account No.																
12	Account Purpose																
13	Balance, End of Month	\$5,999		\$0		\$3,637		\$603		\$1,547		\$4,497					
14	Total Funds on Hand for all Accounts	\$16,283															
	Attach copies of the month end bank statement(s), reconciliation(s), and the check register(s) to the Monthly Operating Report.														2941		

STATEMENT OF CASH RECEIPTS AND DISBURSEMENTS

Increase/(Decrease) in Cash and Cash Equivalents

For the Month Ended 08/31/18

		Actual Current Month	Cumulative (Case to Date)
Cash Receipts			
1	Rent/Leases Collected	\$ 3,970.00	\$0
2	Rent/Leases Collected	\$ 937.00	
3	Rent/Leases Collected		
4	Rent/Leases Collected		
5	Rent/Leases Collected		
6	Rent/Leases Collected		
7	Rent/Leases Collected		
8	Cash Received from Income	\$1,432	\$0
9	Interest Received		\$0
10	Borrowings		\$0
11	Funds from Shareholders, Partners, or Other Insiders		\$0
12	Personal income(Petty Cash)		\$0
13			
14	Total Cash Receipts	\$6,339	\$862,905
Cash Disbursements			
15	Selling		\$0
16	Administrative		\$0
17	Capital Expenditures		\$0
18	Principal Payments on Debt		\$0
19	Interest Paid		\$0
	Rent/Lease:		
20	Personal Property		\$0
21	Real Property		\$0
	Amount Paid to Owner(s)/Officer(s)		
22	Salaries		\$0
23	Draws		\$0
24	Commissions/Royalties		\$0
25	Expense Reimbursements		\$0
26	Other		\$0
27	Salaries/Commissions (less employee withholding)		\$0
28	Management Fees		\$0
	Taxes:		\$0
29	Employee Withholding		\$0
30	Employer Payroll Taxes		\$0
31	Real Property Taxes		\$0
32	Other Taxes		\$0
33	Personal Expenses:	\$16	\$0
34	Mortgage Payments	\$25,886	\$0
35	Mortgage Payments	\$2,903	\$0
36	Mortgage Payments	\$4,263	\$0
37	Mortgage Payments	\$2,018	\$0
	Mortgage Payments		
38			\$0
37			
39	Total Cash Disbursements:	\$35,086	\$828,830
39	Net Increase (Decrease) in Cash	(\$28,747)	\$34,075
40	Cash Balance, Beginning of Period	\$45,031	\$9,212
41	Cash Balance, End of Period	\$16,283	\$43,287

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Account #: 4195

This statement: August 31, 2018
Last statement: July 31, 2018

Contact us:
800 773-7100

Burlingame Banking Office
1450 Chapin Avenue Ste. 100
Burlingame, CA 94010

431
JINNIE JINHUEI CHANG CHAO
DIP CASE NO. 15-31519
30 PILARCITOS CT
HILLSBOROUGH CA 94010

0830K

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Checking Account

Account Summary

Account number	4195
Minimum balance	\$5,999.28
Average balance	\$12,897.90
Avg. collected balance	\$12,897.00

Account Activity

Beginning balance (7/31/2018)	\$31,885.37
Credits	+ \$0.00
Debits	
Checks paid (3)	- 25,886.09
Electronic db (0)	- 0.00
Other debits (0)	- 0.00
Total debits	- \$25,886.09
Ending balance (8/31/2018)	\$5,999.28

CHECKS PAID

Number	Date	Amount	Number	Date	Amount	Number	Date	Amount	Number	Date	Amount
116	8-15	1,400.00	119 *	8-3	12,379.00	120	8-15	12,107.09			

* Skip in check sequence

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount	Date	Amount
7-31	31,885.37	8-3	19,506.37	8-15	5,999.28		

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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Account #: 34209

This statement: August 31, 2018
Last statement: July 31, 2018

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Checking Account

Account Summary

Account number	4209
Minimum balance	\$0.11
Average balance	\$1,217.60
Avg. collected balance	\$1,217.00

Account Activity

Beginning balance (7/31/2018)	\$2,903.36
Credits	+ \$0.00
Debits	
Checks paid (1)	- 2,903.25
Electronic db (0)	- 0.00
Other debits (0)	- 0.00
Total debits	- \$2,903.25
Ending balance (8/31/2018)	\$0.11

CHECKS PAID

Number	Date	Amount	Number	Date	Amount	Number	Date	Amount	Number	Date	Amount
130	8-14	2,903.25									

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount	Date	Amount
7-31	2,903.36	8-14	.11				

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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Account # 1217

This statement: August 31, 2018
Last statement: July 31, 2018

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Checking Account

Account Summary

Account number	4217
Minimum balance	\$3,837.55
Average balance	\$5,179.00
Avg. collected balance	\$5,179.00

Account Activity

Beginning balance (7/31/2018)				\$3,930.09
Credits	Deposits (0)		+ 0.00	
	Electronic cr (2)		+ 3,970.77	
	Other credits (0)		+ 0.00	
	Total credits			+ \$3,970.77
Debits	Checks paid (0)		- 0.00	
	Electronic db (1)		- 4,263.31	
	Other debits (0)		- 0.00	
	Total debits			- \$4,263.31
Ending balance (8/31/2018)				\$3,837.55

ELECTRONIC CREDITS

Date	Description	Credits
8-2	Preauthorized Credit 1001-DALLAS/FORT WEB PMTS PPD JINNIE CHAO LH2W51	303.60
8-3	Preauthorized Credit 1001-DALLAS/FORT WEB PMTS PPD JINNIE CHAO NMRY51	3,667.17

ELECTRONIC DEBITS

Date	Description	Debits
8-14	Electronified Check SP SERVICING MRTG PMT ARC CK SER #: 0135	4,263.31

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount	Date	Amount
7-31	3,930.09	8-2	4,233.69	8-3	7,900.86	8-14	3,637.55

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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Account : 34225

This statement: August 31, 2018
Last statement: July 31, 2018

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Checking Account

Account Summary

Account number	4225
Minimum balance	\$603.08
Average balance	\$603.08
Avg. collected balance	\$603.00

Account Activity

Beginning balance (7/31/2018)	\$603.08
Credits	+ \$0.00
Debits	- \$0.00
Ending balance (8/31/2018)	\$603.08

** No activity this statement period **

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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Account #: 4233

This statement: August 31, 2018
Last statement: July 31, 2018

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431
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DIP CASE NO. 15-31519
30 PILARCITOS CT
HILLSBOROUGH CA 94010

0830K

Checking Account

Account Summary		Account Activity	
Account number	4233	Beginning balance (7/31/2018)	\$3,082.07
Minimum balance	\$3,082.07		
Average balance	\$3,863.15	Credits Deposits (0)	+ 0.00
Avg. collected balance	\$3,863.00	Electronic cr (1)	+ 1,432.00
		Other credits (0)	+ 0.00
		Total credits	+ \$1,432.00
		Debits Checks paid (0)	- 0.00
		Electronic db (1)	- 16.32
		Other debits (0)	- 0.00
		Total debits	- \$16.32
		Ending balance (8/31/2018)	\$4,497.75

ELECTRONIC CREDITS

Date	Description	Credits
8-15	Preauthorized Credit SSA TREAS 310 XXSOC SEC PPD JINNIE CHANG	1,432.00

ELECTRONIC DEBITS

Date	Description	Debits
8-24	Preauthorized Debit EMBRACE PET INS INSURANCE WEB JINNIE *CHAO 2102830	16.32

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
7-31	3,082.07	8-15	4,514.07	8-24	4,497.75

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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Account #: 14187

This statement: August 31, 2018
Last statement: July 31, 2018

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DIP CASE NO. 15-31519
30 PILARCITOS CT
HILLSBOROUGH CA 94010

0830K

Checking Account

Account Summary

Account number	4187
Minimum balance	\$1,547.79
Average balance	\$2,212.68
Avg. collected balance	\$2,212.00

Account Activity

Beginning balance (7/31/2018)				\$2,628.49
Credits	Deposits (0)		+ 0.00	
	Electronic cr (1)		+ 937.50	
	Other credits (0)		+ 0.00	
	Total credits			+ \$937.50
Debits	Checks paid (2)		- 2,018.20	
	Electronic db (0)		- 0.00	
	Other debits (0)		- 0.00	
	Total debits			- \$2,018.20
Ending balance (8/31/2018)				\$1,547.79

ELECTRONIC CREDITS

Date	Description	Credits
8-7	Preauthorized Credit VILLAGE OF PINEH VILLAGEOFF PPD JINNIE CHAOMP9	937.50

CHECKS PAID

Number	Date	Amount	Number	Date	Amount	Number	Date	Amount	Number	Date	Amount
134	8-14	944.45	135	8-14	1,073.75						

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount	Date	Amount
7-31	2,628.49	8-7	3,565.99	8-14	1,547.79		

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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